BK 3640

TENNESSEE TITLE COMPANY

For and in consideration of the sum of $12,200.00

TWELVE THOUSAND, TWO HUNDRED AND NO/100 - - - - - - - - - - - - - - - - - - DOLLARS

cash in hand paid by Charles Lee Vaughn and wife, Edra Huffman Vaughn

hereinafter referred to as the GRANTEES, and other good and valuable considerations, receipt of which is hereby acknowledged, We A.S. Rader and wife, Mary Ellen Rader

hereinafter referred to as the GRANTORS have bargained and sold, and by these presents do transfer and convey unto the said GRANTEES, their heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows, to wit:

Land in Davidson County, Tennessee, being Lot No. 22 on the Plan of Lori Heights, as of record in Book 3106, page 123, Register's Office for said County.

Said lot fronts 75 feet on the easterly side of Delia Drive and runs back 213.05 feet on the northerly line and 193.57 feet on the southerly line to a dead line in the rear on which it measures 77.55 feet.

Being the same property conveyed to A.S. Rader, by deed from Dodson Batson, Trustee, as of record in Book 3501, page 393, said Register's Office.

This conveyance is made subject to all restrictive covenants, easements and set back lines that are applicable to the above described property.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever. And we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered, unless otherwise herein set out. And we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns against the lawful claims of all persons, whomsoever.

Whenever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hands this 30th day of September 19 63.

A S Rader

Mary Ellen Rader

STATE OF TENNESSEE
DAVIDSON COUNTY

Personally appeared before me, A.M. Tenison, a Notary Public in and for said County and State, the within named A.S. Rader and wife, Mary Ellen Rader

STATE TAX $ 122.00
PROBATE $ 1.50
TOTAL $ 123.50

R. E. WORRALL
COUNTY COURT CLERK
DAVIDSON COUNTY, TENN.

the bargainors, with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 30th day of September 19 63

Commission expires February 1, 1965

A.M. Tenison, Notary Public.

TENNESSEE TITLE COMPANY

25

88887

Warranty Deed

FROM

A.S. Rader and wife,

Mary Ellen Rader

TO

Charles Lee Vaughn and wife,

Edra Huffman Vaughn

GUARANTY [illegible]

STATE OF TENNESSEE
DAVIDSON COUNTY

Received for record this 1 day of OCT A.D. 1963 at 12:42 o'clock P.M. and recorded in Book 1446 Page 653

Recording Fee $ 2.00

Ruby Tillett, Register

By [illegible] D.C.

[illegible] Richmond, Virginia

PG 349